

Meeting Called to order at 6:30 PM

**Board of Appeals Meeting (Thursday, October 27, 2022)**

*Generated by Appeals Bd on Friday, October 28, 2022*

**1. CALL TO ORDER:**

**A. October 27, 2022 Board of Appeals**

**2. ROLL CALL:**

**A. Board of Appeals Members Via: CSMC Meeting Room**

Dan Ichniowski, Chair

Wayne Miedzinski, Vice Chair

Lynn Delahay, Member

Rich Richardson, Member

Guy Bradley, Member

Ronald Payne, Sr., Alternate Member

Steve Scott, Board Attorney

**SMCG Supporting Staff to be in Attendance Via: CSMC Meeting Room**

John Houser, Assistant County Attorney

Bill Hunt, Director -LUGM

Courtney Jenkins, Deputy Director -LUGM

Amanda Yowell, Zoning Administrator- LUGM

Stacy Clements, Planner III- LUGM

Jim Gotsch, Director - DPW&T

Donnie Mills, Deputy Director - DPW&T

**Via: Media Control Room**

Amy Carter, Video / Media Producer

**Applicants, Representatives & Speakers to be in Attendance Via: CSMC Meeting Room**

Jay Schlueter, Property Owner

James Hennon, O'Hennon Builders

**3. PUBLIC HEARINGS:**

**A. SCHLUETER VAAP 22-0992;**

Applicant is requesting a variance from the St. Mary's County Comprehensive Zoning Ordinance Section 71.8.3 to disturb the Critical Area to renovate a single-family home with porch and deck additions.

“In the matter of VAAP #22-0992, Schlueter Property, having made a finding that the standards for granting a variance in the Critical Area Buffer and the objectives of Section 24.4 of the St. Mary's County Comprehensive Zoning Ordinance have been met, I move to approve the variance for disturbance in the Buffer to renovate a single-family home with porch and deck additions with the following conditions, 1. the side steps to the rear porch be moved from the west side of the porch to the east side of the porch, and 2. the front 13' rear porch steps be reduced to 8'. ”

Motion by Wayne Miedzinski, second by Lynn Delahay.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Guy Bradley

**B. APPLICANT HAS REQUESTED TO WITHDRAW APPLICATION- CHESAPEAKE REGION FOREST SCHOOL CUAP 22-0212;**

Applicant is requesting conditional use approval pursuant to Chapter 25 of the Comprehensive Zoning Ordinance for use type 30, Education Facility, School in the Rural Preservation District.

**5. REVIEW AND APPROVAL OF MEETING SCHEDULE:**

"I move to approve the 2023 Board of Appeals Meeting Schedule."

Motion by Wayne Miedzinski, second by Lynn Delahay.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Guy Bradley

**6. REVIEW AND APPROVAL OF MINUTES:**

"I move to approve the September 8, 2022, Board of Appeals Meeting Minutes."

Motion by Guy Bradley, second by Lynn Delahay.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Guy Bradley

**7. REVIEW AND APPROVAL OF ORDERS:**

**A. KING & CARR APPEALS DISMISSAL ORDER ZAAP 21-0176 (Royal Farms- Lexington Park)**

"I make a motion to approve and for Chairman, Daniel Ichniowski to sign the KING & CARR APPEALS DISMISSAL ZAAP 21-0176 (Royal Farms- Lexington Park) ORDER."

Motion by Wayne Miedzinski, second by Guy Bradley.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Guy Bradley

**B. GEARY ORDER VAAP 22-0320**

"I make a motion to approve and for Chairman, Daniel Ichniowski to sign the GEARY VAAP 22-0320 ORDER."

Motion by Lynn Delahay, second by Guy Bradley.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Guy Bradley

**C. BAKHAJE ORDER VAAP 20-1247**

"I make a motion to approve and for Chairman, Daniel Ichniowski to sign the BAKHAJE VAAP 20-1247 ORDER."

Motion by Guy Bradley, second by Lynn Delahay.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Guy Bradley

**8. ADJOURNMENT:**

A. Adjourn the October 27, 2022, Board of Appeals meeting

"I move to adjourn the October 27, 2022, Board of Appeals meeting at 7:27 PM."

Motion by Wayne Miedzinski, second by Lynn Delahay.

Final Resolution: Motion Carries

Yea: Daniel Ichniowski, Wayne Miedzinski, Lynn Delahay, Ronald Payne Sr, Rich Richardson